

# **TO LET** | MODERN INDUSTRIAL/PRODUCTION UNIT

**3,773 sq ft (350.52 sq m)**

**UNIT 1 DOCKWELLS INDUSTRIAL ESTATE, CENTRAL WAY,  
FELTHAM TW14 0RX.**



- Well maintained estate
- Concertina loading door
- Secure gated estate
- Allocated parking spaces
- 24 hour access
- Lighting throughout

**DE SOUZA**

COMMERCIAL PROPERTY CONSULTANTS

## Location

Dockwells Industrial Estate is located on the corner of Central Way and River Gardens on the North Feltham Trading Estate.

Central Way is off Faggs Road (A312). The M4 Motorway (junction 3) is approximately 2 miles distant providing access to Heathrow Airport, Central London and the West.

Hatton Cross Underground Station (Piccadilly Line) is approximately one mile as is Feltham Station and the town centre.



## Description

Dockwells Industrial Estate has 5 industrial units of approximately 900 sq ft and 3,773 sq ft of space.

The units were constructed in the 1980s and are of brick construction with metal cladding.

The available unit comprises 3,773 sq ft and benefits from a single concertina loading door and separately metered gas, electricity and water.

The estate is fully enclosed and gated.

## Accommodation

AREAS	SQ FT	SQ M
Ground Floor Warehouse	3,183	295.71
Ground Floor Office	590	54.81
<b>TOTAL</b>	<b>3,773</b>	<b>350.52</b>

## Amenities

- Allocated parking
- Three phase power
- 24 hour access
- One concertina loading door
- Lighting throughout
- WC
- Secure gated estate
- EPC – pending

## Terms

The premises are available on a new full repairing and insuring lease for a term to be agreed.

## Viewing

Strictly by appointment only.

# DE SOUZA

**For more information or to arrange a viewing contact:**

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